

CITY OF ALBUQUERQUE



February 8, 2017

Asa Nilsson-Weber, P.E.
Isaacson & Arfman, PA
128 Monroe St NE
Albuquerque, NM 87108

**Re: The Legends at High Desert Lot 24
Request for Engineer Pad Certification - Accepted
Engineer's Stamp dated: 9-30-05 (E23D003B)
Certification dated: 2-7-17**

Dear Ms. Nilsson-Weber,

Based upon the information provided in your submittal received 2/6/2017, the above referenced Certification is acceptable for building permit.

If you have any questions, you can contact me at 924-3999 or Totten Elliott at 924-3982.

PO Box 1293

Sincerely,

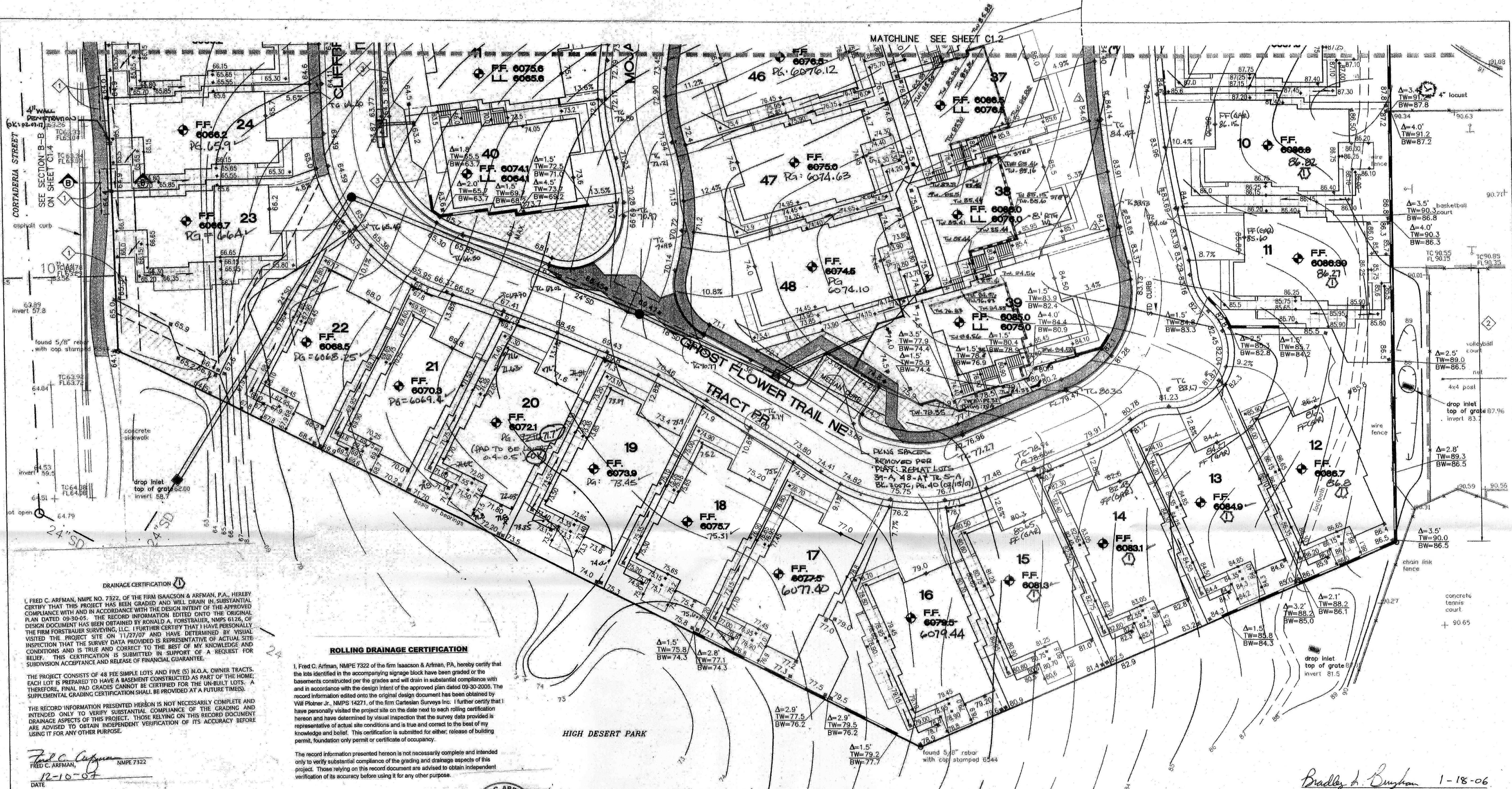
Albuquerque


Shahab Biazar, P.E.
City Engineer, Planning Dept.
Development Review Services

New Mexico 87103

www.cabq.gov

TE/SB
C: email



DRAINAGE CERTIFICATION

I, FRED C. ARFMAN, NMPE 7322, OF THE FIRM ISAACSON & ARFMAN, P.A., HEREBY CERTIFY THAT THIS PROJECT HAS BEEN GRADED AND WILL DRAIN IN SUBSTANTIAL COMPLIANCE WITH AND IN ACCORDANCE WITH THE DESIGN INTENT OF THE APPROVED PLAN DATED 09-30-05. THE RECORD INFORMATION EDITED ONTO THE ORIGINAL PLAN DATED 09-30-05. THE RECORD INFORMATION EDITED ONTO THE ORIGINAL PLAN DATED 09-30-05. THE RECORD INFORMATION EDITED ONTO THE ORIGINAL PLAN DATED 09-30-05.

ROLLING DRAINAGE CERTIFICATION

I, Fred C. Arfman, NMPE 7322 of the firm Isaacson & Arfman, P.A., hereby certify that the site identified in the accompanying signage block have been graded or the basements constructed per the grades and will drain in substantial compliance with and in accordance with the design intent of the approved plan dated 09-30-2005. The record information edited onto the original design document has been obtained by Will Plotner Jr., NMPS 14271, of the firm Cartesian Surveys Inc. I further certify that I have personally visited the project site on the date next to each rolling certification hereon and have determined by visual inspection that the survey data provided is representative of actual site conditions and is true and correct to the best of my knowledge and belief. This certification is submitted for either: release of building permit, foundation only permit or certificate of occupancy.

THE PROJECT CONSISTS OF 48 FEE SIMPLE LOTS AND FIVE (5) N.O.A. OWNER TRACTS. EACH LOT IS PREPARED TO HAVE A BASEMENT CONSTRUCTED AS PART OF THE HOME. THEREFORE, FINAL PAD GRADES CANNOT BE CERTIFIED FOR THE UN-BUILT LOTS. A SUPPLEMENTAL GRADING CERTIFICATION SHALL BE PROVIDED AT A FUTURE TIME.

THE RECORD INFORMATION PRESENTED HEREON IS NOT NECESSARILY COMPLETE AND INTENDED ONLY TO VERIFY SUBSTANTIAL COMPLIANCE OF THE GRADING AND DRAINAGE ASPECTS OF THIS PROJECT. THOSE RELYING ON THIS RECORD DOCUMENT ARE ADVISED TO OBTAIN INDEPENDENT VERIFICATION OF ITS ACCURACY BEFORE USING IT FOR ANY OTHER PURPOSE.

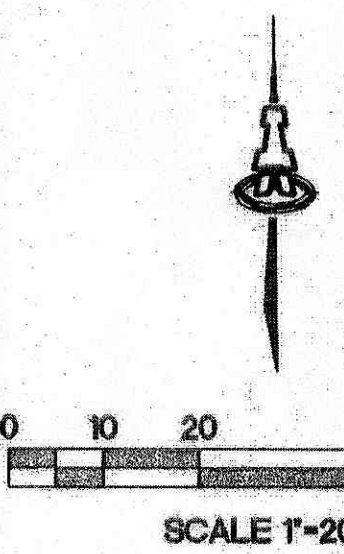
Fred C. Arfman
FRED C. ARFMAN, NMPE 7322
12-10-07
DATE

The record information presented hereon is not necessarily complete and intended only to verify substantial compliance of the grading and drainage aspects of this project. Those relying on this record document are advised to obtain independent verification of its accuracy before using it for any other purpose.



KEYED NOTES

1. PROVIDE WALL OPENINGS FOR LOTS W/ BACKYARDS ADJACENT TO ACADEMY BLVD AND CORTADERIA ST BY TURNING EVERY OTHER BLOCK SIDEWAYS OVER 10'.
2. WATERPROOF WALL TO ELEVATION 6090.0
3. WATERPROOF WALL TO ELEVATION 6065.5 ALONG BACKYARDS OF LOTS 40-43



BENCHMARK:
ACS MONUMENT 3-E23
ELEV=6009.56 NAVD 88

- NOTES:**
1. MOUNTABLE CURB ALONG SIDE OF STREET WHERE LOTS FRONT.
 2. ALL STREET GRADES ARE AT FLOWLINE

- LEGEND**
- EXISTING CONTOUR
 - PROPOSED CONTOUR
 - PROPOSED ELEVATION
 - FLOW ARROW
 - FF. 6067.3
 - FINISH FLOOR ELEVATION
 - PROPOSED GARDEN WALL W/ 1.5' MAX. RETAINING
 - PROPOSED RETAINING WALL
 - TOP OF RET. WALL ELEVATION
 - BOTTOM OF RET. WALL
 - BACK YARD AREA DRAIN W/ DRAIN LINE
 - STORM DRAIN W/ MANHOLE
 - CATCH BASIN
 - LIMITS OF STANDARD CURB (BOTH SIDES OF ENTRANCE TO ACADEMY AND AT INSIDE OF LOOP STREET WHERE THERE ARE NO LOTS FRONTING)
 - STD CURB

DRAINAGE CERTIFICATIONS					
LOT NUMBER(S)	PAD	WALK OUT	BASE-MENT	ENGINEER	DATE
18,19,20	X			<i>Fred C. Arfman</i>	03-27-14
16-A11-A-1	X (FD)			<i>Fred C. Arfman</i>	03-28-14
20-R	X			<i>Fred C. Arfman</i>	10-07-14
46,47,48	X			<i>Fred C. Arfman</i>	11-04-14
23	X			<i>Fred C. Arfman</i>	08-18-15
21,22	X			<i>Fred C. Arfman</i>	04-07-15
37			X	<i>Fred C. Arfman</i>	12-15-15
39			X	<i>Fred C. Arfman</i>	10-26-16
38			X	<i>Fred C. Arfman</i>	11-01-16
24	X			<i>Fred C. Arfman</i>	02-07-17

Bradley A. Bingham 1-18-06
APPROVED FOR ROUGH GRADING DATE

ISAACSON & ARFMAN, P.A.
Consulting Engineering Associates
128 Monroe Street N.E.
Albuquerque, New Mexico 87108
Ph: 505-268-8828 Fax: 505-268-2632
1454GRD.DWGaww 1/2/06

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THE LEGENDS
AT HIGH DESERT
Rutledge Investment Co.

GRADING & DRAINAGE PLAN

Checked By: FCA	Drawn By: ANW	No. 1454	Revision: 1/2/06	C13
Date: 1/2/06	Job Number: 1454	Rev. 001	Rev. 001	SP. OF